



Story County Community Services
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To: Story County Board of Supervisors

From: Karla Webb, Community Services Director and Sandra King, Director of External Operations and County Services

Date: 6/2/20

Subject: Mary Greeley Medical Center lease renewal for 124 S. Hazel Ave., Ames, IA 50010

Story County's current lease with Mary Greeley Medical Center for 124 S. Hazel Ave., Ames, IA 50010 where crisis stabilization-transitional living center (CS-TLC) services are provided expires 6/30/20. The ability to provide the CS-TLC services at the current location was developed through a partnership with Story County Board of Supervisors, Mary Greeley Medical Center and CICS. Story County provided funding for a portion of the remodel costs and leased the space to MGMC for \$1.00/year for the initial term of the lease from 7/1/18-6/30/20. CICS provided funding for remodel and program start-up costs and MGMC provided funding for start-up costs.

Mary Greeley Medical Center began providing TLC services in October 2018 and CS services in January 2019 with six beds for TLC and two beds for CS. Average program census is 5 to 6 TLC clients/day and 1-3 CS clients/month. TLC and CS services are currently funded by mental health and disability (MHDS) service funds with Medicaid funding also available for CS services. Upon review of financial information provided by MGMC the CS-TLC program is breaking about even without factoring indirect costs in.

For FY21 CICS Administrative team has proposed a contract to MGMC for funding of up to six TLC beds per day with intent to review this level of funding prior to 12/30/20 after further assessment, development and/or expansion of Medicaid funded services.

The renewal lease before the BOS for consideration is a \$1.00 lease for a six month renewal period of 7/1/20-12/31/20. This aligns with the proposed FY21 CICS service's contract to MGMC and offers additional time for program financial stability and consideration.

As the Board of Supervisors considers the lease renewal some additional historical information can be shared regarding partnerships that occurred between CICS member counties, CICS and MHDS providers. Warren County partnered with CICS and a MHDS provider to remodel space for outpatient services in a county owned building, the county is not charging rent for 10 years. In Poweshiek County on another project of remodel space for outpatient services in a county owned building, the county is not charging rent for five years.

Thank you for your consideration.